

HB 1037 -- Security Deposits

Sponsor: Englund

This bill specifies that if a landlord wrongfully withholds a tenant's security deposit, the tenant must initiate a dispute in the Office of the Attorney General by filing a consumer complaint form, and the Attorney General must mediate all the disputes. The Attorney General may charge a fee to be paid by the losing party to pay for any costs associated with mediating the dispute. If multiple consumer complaint forms are filed against the same landlord, all the disputes may be grouped together. If the landlord wrongfully withholds all or any portion of the security deposit in violation of Section 535.300, RSMo, and the landlord and tenant are not able to resolve the dispute through mediation, the tenant must recover as damages not more than twice the amount wrongfully withheld.